

Clearwater | Castleton Retail/Warehouse Opportunity

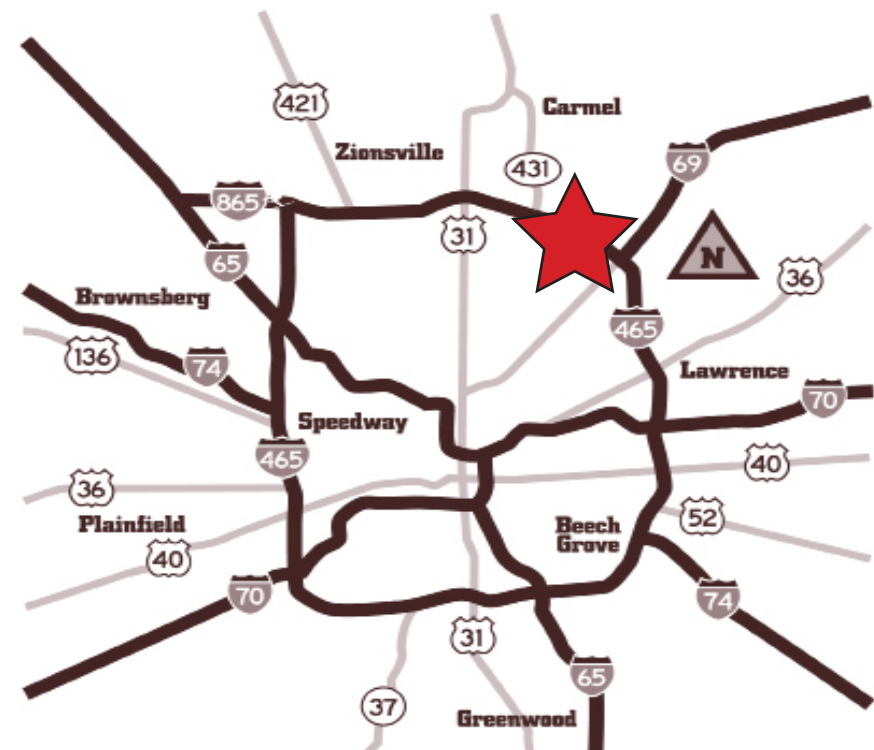
**5505 E 82nd St,
Indianapolis, IN 46250**

Property Highlights

- 9,330 SF Freestanding Building with exclusive parking lot warehouse area with garage door for deliveries
- Located on 82nd Street (39,769 VPD) east of Allisonville Road (44,357 VPD)
- Pylon Sign Available
- Adjacent to Castleton Point (Trader Joe's, Ross, Nadeau Furniture, etc.)
- Across from Castleton Crossing (TJ Maxx, Homegoods, Burlington, etc.)



Area Demographics



Demographics	1 Mile	3 Miles	5 Miles
Population	6,476	57,910	172,048
Households	3,310	27,243	76,824
Avg. HH Income	\$88,166	\$89,811	\$97,072



FOR MORE INFORMATION
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The map displays a commercial corridor in Indianapolis, Indiana, centered around the intersection of Allisonville Rd and E 82nd St. Key features include:

- Businesses:** The Floor Club (highlighted in red), K&C Fashion Superstore, Burlington, TJ-Maxx, HomeGoods, Five Below, Dollar Tree, LifeWay, White Castle, Chipotle, Capriotti's, Verizon, Crew Carwash, Speedway, Noodles & Company, Shell, Athletico, Michael's, PetSmart, Scrubz, Avenue, The UPS Store, Great Clips, Ross Dress for Less, Trader Joe's, Papa John's, Chuck E. Cheese's, and The Tile Shop.
- Traffic Data:** Allisonville Rd has a volume of 44,357 VPD. E 82nd St has a volume of 39,769 VPD. A nearby road has a volume of 147,256 VPD.
- Geographic Features:** The map shows surrounding roads like Skyridge Dr, Ivy Knoll Dr, and Allisonville Rd, as well as the location of Ivy Branch.
- Inset Photo:** A photograph of The Floor Club building, a large commercial structure with a red roof and signage.

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